

**MINUTES OF THE MEETING OF THE  
TAX INCREMENT REINVESTMENT ZONE NUMBER TWO  
MINERAL WELLS, TEXAS  
BOARD OF DIRECTORS**

**February 22, 2022**

**CALL TO ORDER AND ESTABLISH QUORUM.**

The Board of Directors of the Tax Increment Reinvestment Zone Number Two, Mineral Wells, Texas, held a joint meeting on Tuesday, February 22, 2022, at 12:00 p.m. at Mineral Wells City Hall Annex, 115 SW 1st Street, Mineral Wells, Texas 77067, open to the public, and the roll was called of the duly appointed members of the Board to-wit:

Position 1:	Jeff Fryer	Position 5:	Regan Johnson
Position 2:	Scott Elder	Position 6:	Duke Samples
Position 3:	J.C. Colton, <i>Chair</i>	Position 7:	Marlena Smith
Position 4:	Don Crawford, <i>Secretary</i>	Position 8:	Troy Huseman
		Position 9:	Carolyn Land

and all of the above were present, with the exception of Directors Fryer, and Samples, thus constituting a quorum. Also present were David Hawes, Hawes Hill & Associates; John Ternell. Chairman Colton called the meeting to order at 12:01 p.m.

**PUBLIC COMMENTS.**

There were no public comments.

**APPROVE MINUTES OF THE MEETING HELD JULY 27, 2021.**

Upon a motion made by Director Elder, and seconded by Director Johnson, the Board voted unanimously to approve the Minutes of the July 27, 2021, Board meeting, as presented.

**CONSIDER DEVELOPER FINANCING AGREEMENT WITH DBC WELLS DEVELOPMENT LLC.**

Mr. Hawes reviewed the Development Agreement with DBC Wells Development, LLC, and answered questions. Upon a motion made by Director Crawford, and seconded by Director Elder, the Board voted unanimously to approve the Development Agreement with DBC Wells Development LLC.

**RECEIVE UPDATE FROM PMG DEVELOPMENT REGARDING MINERAL WELLS REGIONAL AIRPORT.**

Mr. John Ternell provided an update on the Mineral Wells Regional Airport plan process and answered questions. No action from the Board was required.

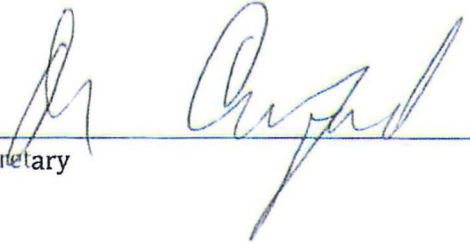
**EXECUTIVE SESSION: §551.087: To discuss or deliberate regarding commercial or financial information that the TIRZ has received from a business prospect that the TIRZ seeks to have locate, stay, or expand in or near the territory of the City of Mineral Wells and with which the TIRZ is conducting economic development negotiations; and/or to deliberate the offer of a financial or other incentive to the business prospect: (i) Project Valley View.**

**RECONVENE INTO OPEN SESSION - In accordance with Texas Government Code, Chapter 551, the Board will reconvene into Regular Session to consider action, if any, on matters discussed in Executive Session.**

The Board did not call an executive session.

**ADJOURN.**

Upon a motion made by Director Elder, and seconded by Director Smith, the Board voted unanimously to adjourn the meeting at 1:01 p.m.

  
Secretary